

Before the Board of Zoning Adjustment, D. C.

Application #11381, of Irving B. Yochelson, pursuant to Section 7104.2 for a special exception to change a non-conforming use from dry cleaning store (basement) to a laundry pick-up store with two (2) coin operated dry cleaning and one pressing machine (basement) at 1933 North Capitol Street, N. E., Lot 76, Square 3509.

HEARING DATE: June 20, 1973

EXECUTIVE SESSION: June 26, 1973

FINDINGS OF FACT:

1. The property is located in a R-4 District.
2. The property is improved by a two story plus basement brick building utilized by applicant as a dry cleaning establishment in basement only.
3. The first floor is rented by a church and the second floor is residential.
4. Applicant will install a coin operated dry cleaning machine and one pressing machine.
5. This use has existed for five years without incident.
6. No opposition was registered.

CONCLUSIONS OF LAW:

Based upon the above findings of fact, the Board is of the opinion that the addition of the coin operated (2) machines will not extend the present use as to make it more intensive.

The Board is further of the opinion that this use will not have an adverse affect upon the present character and future development of the neighborhood and will not substantially impair the purpose, intent or integrity of the Zoning Regulations and Maps.

This Order shall be subject to the following conditions:

No neon or gas tube displays shall be located on the

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outside of the building nor shall any such displays if placed inside the building be visible from the outside.

ORDERED: That the above application be GRANTED.

VOTE: 3-0, with Mr. McIntosh not voting.

BY ORDER OF THE D. C. BOARD OF ZONING ADJUSTMENT

ATTESTED By: James E. Miller  
JAMES E. MILLER  
Assistant Secretary of the Board

FINAL DATE OF ORDER: SEP 6 1973

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DEPARTMENT OF ECONOMIC DEVELOPMENT WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.

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